

WHEN RECORDED MAIL TO:  
FIRST AMERICAN MORTGAGE SOLUTIONS  
1795 INTERNATIONAL WAY  
IDAHO FALLS, ID 83402  
PH. 208-528-9895

**DEED OF RECONVEYANCE****WASHINGTON****RECORD 2ND**

COUNTY OF SKAGIT

LOAN NO.: 0139453492

PARCEL No. P102168/350403-1-002-0200

LEGAL DESCRIPTION: LOT 3 SHORT PLAT No. 92-039 IN NE 3-35-4E, W.M.

THE UNDERSIGNED, **FIRST AMERICAN TITLE INSURANCE COMPANY**, located at **1 FIRST AMERICAN WAY, SANTA ANA, CA 92707**, as Trustee, Successor Trustee, or Substitute Trustee, under that certain Deed of Trust dated **DECEMBER 10, 2021**, executed by **ALEXANDER BEARDSLEY AND ISABEAU BEARDSLEY, A MARRIED COUPLE**, Trustor, to **ALDRIDGE PITE, LLP**, Original Trustee, for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR HOMEBRIDGE FINANCIAL SERVICES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, Original Beneficiary, and recorded on **DECEMBER 30, 2021** as Auditor's File No. **202112300136**, in the Records of the County Auditor's Office for **SKAGIT** County, State of **WASHINGTON**.

PROPERTY ADDRESS: **21712 GRIP RD, SEDRO WOOLLEY, WASHINGTON 98284**

WHEREAS, the Undersigned received from **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS DESIGNATED NOMINEE FOR HOMEBRIDGE FINANCIAL SERVICES, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, the Beneficiary of said Deed of Trust, a written request to reconvey, reciting that the obligation secured by said Deed of Trust has been fully paid and performed, does hereby grant, bargain, and convey, without any covenant or warranty, express or implied, to the person or persons legally entitled thereto, all of the estate held by the Undersigned in and to said described premises by virtue of said Deed of Trust.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **JULY 28, 2025**.**FIRST AMERICAN TITLE INSURANCE COMPANY****TODD SLEIGHT, VICE PRESIDENT**

POD: 20250717

FM80201131M - LR - WA



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DOCUMENT 2 of 2

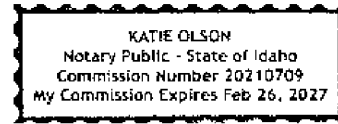
MIN: 100288202006088358  
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **JULY 28, 2025**, before me, **KATIE OLSON**, personally appeared **TODD SLEIGHT** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN TITLE INSURANCE COMPANY** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



**KATIE OLSON (COMMISSION EXP. 02/26/2027)**  
NOTARY PUBLIC



This document contains electronic signatures.